

BCC82GRD

TYPE OF RECORD: PERMANENT

CATEGORY OF RECORD: DEED [WARRANTY]

NAME OF AGENCY OR CONTRACTOR: THE BOOKCLIFF COUNTRY CLUB;
BERNARD A. BUESCHER, PRESIDENT

STREET ADDRESS/PARCEL NAME/SUBDIVISION/PROJECT: 2730 G ROAD
LOT 1, NORTHSIDE PARK SUBDIVISION

CITY DEPARTMENT: PUBLIC WORKS

YEAR: 1982

EXPIRATION DATE: NONE

DESTRUCTION DATE: NONE

1308762

1308762 DOC EXEMPT 11:08 AM
NOV 26 1982 E. SAWYER, CLK&REC MESA CTY, CO
BOOK 1402 PAGE 166

The Bookcliff Country Club

whose address is 2730 G Road, Grand Junction,

County of Mesa, State of

Colorado, for the consideration of One Dollar (\$1.00) and other good and valuable consideration ~~XXXX~~, in hand paid, hereby sell(s) and convey(s) to

The City of Grand Junction, a Municipal Corporation,

whose legal address is 250 North 5th Street, Grand Junction,

County of

Mesa, and State of Colo. the following real property in the

County of Mesa, and State of Colorado, to wit:

A parcel of land for Road and Utility Right of Way Purposes lying within the South Half (S 1/2) of the Southeast Quarter (SE 1/4) of the Southwest Quarter (SW 1/4) of Section 36 in Township 1 North, Range 1 West of the Ute Meridian more particularly described as follows:

Beginning at the Southwest Corner of Lot 1 in Northside Park Subdivision; Thence South 00°02'30" West, a distance of 30.47 feet, more or less, to a point on the South line of said Section 36; Thence along said South line North 89°57'30" West, a distance of 54.00 feet; Thence North 00°02'30" East, a distance of 40.00 feet; Thence parallel with said South line South 89°57'30" West, a distance of 56.39 feet, more or less to a point on the West boundary line of said Lot 1; Thence along said West boundary line South 14°06'44" West a distance of 9.83 feet to the Point of Beginning.

The above described parcel contains 2,172 sq. ft., more or less, of which 1,620 sq. ft., more or less, are included in the present road right of way for G Road (August 1982).

~~xxxxxx xxxxxx and xxxxxx~~

with all its appurtenances, and warrant(s) the title to the same, ~~subject to~~ existing deeds of trust and other encumbrances of record.

Signed this 24th day of November, 1982

THE BOOKCLIFF COUNTRY CLUB

BY Bernard A. Buescher
Bernard A. Buescher, President

STATE OF COLORADO, }
County of Mesa } ss.

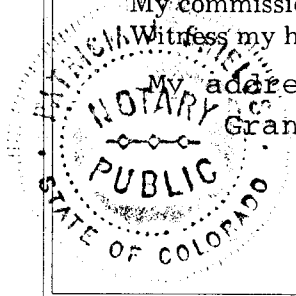
The foregoing instrument was acknowledged before me this 24th day of November, 1982, by Bernard A. Buescher as President of Bookcliff Country Club.

My commission expires September 5, 1984

Witness my hand and official seal.

My address is: 440 Hall Ave.
Grand Junction, CO 81501

Patricia J. Shields
Notary Public



Copy to David Linder 12-1-82

